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Letitia L. Wellington

UNITED STATES BANKRUPTCY COURT  
CENTRAL DISTRICT OF CALIFORNIA / LOS ANGELES DIVISION

In re

LETITIA LOUISE WELLINGTON,

Debtor.

Case No. 2:17-bk-23651-NB

Chapter 7

**STIPULATION TO CONTINUE MOTION  
TO CONSOLIDATE LEAD CASE WITH  
NONDEBTOR SPOUSE AMOS Q.  
WELLINGTON**

**Date: July 17, 2018**

**Time: 10:00 a.m.**

**Courtroom: 1575**

**TO THE HONORABLE NEIL W. BASON, UNITED STATES BANKRUPTCY  
JUDGE; WESLEY H. AVERY, CHAPTER 7 TRUSTEE; HIS COUNSEL OF RECORD;  
UNITED STATES TRUSTEE; AND ANY AND ALL INTERESTED PARTIES:**

This Stipulation ("Stipulation") is entered into by and between Sanaz Sarah Bereliani,  
Attorney for Debtor Letitia Louise Wellington ("Debtor") on the one hand, and Stella Havkin,  
Attorney for Creditor Michael D. Madison ("Creditor") on the other (together, the "Parties").

This Stipulation is entered into based on the following facts:

### **BACKGROUND INFORMATION**

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2 1. On or about May 15, 2018, the Creditor filed a Motion to Consolidate the Lead  
3 Case ("Motion") with non-debtor Spouse Amos Q. Wellington as Docket 43. This Motion was  
4 set for hearing on June 12, 2018 at 11:00AM before the Honorable Judge Bason.

5 2. On or about May 15, 2018, the Debtor caused to be filed, Amendments to  
6 Schedules A/B, C, H, I, and the Statement of Financial Affairs as Docket 47.  
7

8 3. On or about May 29, 2018, the Debtor filed an Opposition to the Motion as  
9 docket 56.

10 4. On or about June 4, 2018, the Creditor filed his reply in support of the Motion.

11 5. Prior to appearing for the hearing on the Motion, Counsel for Chapter 7 Trustee  
12 contacted the Counsels for both the Debtor and Creditor regarding working out an agreement  
13 between the parties regarding the sale of the Debtor's residence and also the Motion. At the  
14 hearing, the Parties requested a continuance to allow time to discuss the agreement suggested by  
15 Trustee's Counsel and to advise the Court of the status of the resolution.  
16

17 6. The parties have been working on the reaching an agreement but have not been able to  
18 resolve all the terms of the agreement.  
19  
20

### **THE STIPULATION**

21  
22 **WHEREFORE**, the Debtor and Creditor agree as to the following:

23 1. That the Motion be continued to a date in or about October, 2018 to allow time for the  
24 Trustee to stage, list and sell the Debtor's residence.  
25

26 2. The Parties stipulate to that the Debtor's residence is property of the bankruptcy  
27  
28

1 Estate in line with 11 U.S.C. Section 541(a)(2) and Debtor and her non-debtor spouse agrees to  
2 the waiver of 11 U.S.C. Section 363(h) in relation to the staging, listing, and sale of the Debtor's  
3 residence located at 1353 Hauser Street, Los Angeles, California.

4 3. The Debtor does not agree to subordinate her right to the homestead exemption at this  
5 time.

6 4. The Debtor and Amos Wellington agree to move out of the Hauser property 45 days  
7 From this Stipulation. However, to not delay the Trustee in selling this property, the Trustee – by  
8 and through his real estate and attorney and with proper 24-hour notice – may work on preparing  
9 to list the property on MLS and planning on staging the property by visiting the residence to  
10 measure and plan, so as to not delay the sale of the property.  
11

12  
13  
14 BERELIANI LAW FIRM, PC

15 Dated: July 11<sup>th</sup>, 2018

16 By: 

17 Sanaz Sarah Bereliani, Attorney for Debtor  
18 Letitia Louise Wellington

19 HAVKIN & SHRAGO

20 Dated: July 11, 2018

21 By: 

22 Stella Havkin, Attorney for Creditor  
23 Michael D. Madison  
24  
25  
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